



**PLANNING COMMISSION
MINUTES**

MARCH 5, 2019

PLEASE TURN CELL PHONES TO VIBRATE

CALL TO ORDER

The Chairman called the meeting to order 6:30 pm
at the Delaware Township Municipal Building 116 Wilson Hill Rd.
Dingmans Ferry.

PLEDGE OF ALLEGIANCE

ROLL CALL

Present: R. Hough, S. Franks, J. Opitz, L.A. Hines; Solicitor Farley
and Engineer Tresslar

Absent: V. Flatt, B. Errico, and L. Forrest

MINUTES

L.A. Hines made a motion to approve the February 19, 2019 minutes as
presented. J. Opitz second the motion. With no further discussion the
motion was approved unanimously.

NEW BUSINESS

LOT IMPROVEMENT

1. L. A. Hines made a motion to recommend approval of the
Inamere Homes, LLC lot improvement in Birchwood Lakes 12-
88-8B. J. Opitz second the motion. With no further discussion
the motion was approved unanimously.
2. J. Opitz made a motion to send a conformance modification
letter to the Mross family, property owners of Birchwood Lakes



6-46-3B, citing the following inconsistencies; 1) the north arrow is stated incorrectly according to Ordinance 107.6.3.19; 2) the vacant lots are not labeled unimproved as required by Ordinance 107.6.7.d. L. A. Hines second the motion. With no further discussion the motion was passed unanimously.

OLD BUSINESS

ORDINANCES

1. Sign Ordinance - The Township Engineer, Jon Tresslar, was present to speak to the Commission on the Sign Ordinance. He presented the Pocono Township Ordinance he and one of their Supervisors, at the time, worked on. They too had concerns on the number of signs on a road; the brightness of the sign; the amount of time for the changing of the message on the digital signs. We should require a sign plan for such as the large project. He did note that in Pocono Twp. they did have more highways than we have so the needs were different. There are signs we haven't thought of such as gas station signs with the cost per gallon of the gas. Jon asked if we knew what type sign the new Weiss was looking to put up. Since we did not Solicitor Farley said he would write a letter to Attorney Steih and ask what they were looking for. He would inform them that the township is looking to update their sign ordinance and want to accommodate as much as possible with what Weiss is looking to do. The Engineer suggested that the Commission take his Pocono Twp. ordinance, which is similar to the Westfall Ord., and compare to find what we like about each for our township.

ADJOURN

J. Opitz made a motion to adjourn at 7:25 pm. L.A. Hines second the motion. With no further discussion the motion was passed unanimously.



Respectfully submitted

Sharon Franks

Sharon Franks
Planning Secretary